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UNITED STATES DISTRICT COURT

DISTRICT OF NEVADA

VALENCIA MANAGEMENT LLC, SERIES 5,
a Nevada Limited Liability Company,

Plaintiff,

v.

JOSE MENDOZA, individually; BANK OF
AMERICA, N.A., SUCCESSOR BY MERGER
TO BAC HOME LOANS SERVICING LP;
DOES I through X; and ROE CORPORATIONS
I through X,

Defendants.

Case No.: 2:14-cv-00265-RFB-EJY

STIPULATION AND ORDER FOR
DISMISSAL WITH PREJUDICE

Plaintiff Valencia Management LLC, Series 5 (**Plaintiff**) and Defendant Bank of America, N.A., successor by merger to BAC Home Loans Servicing LP (**Bank of America**) (collectively the **Parties**)¹ hereby stipulate and agree as follows:

1. Plaintiff filed a Complaint on February 20, 2014, asserting a cause of action for quiet title/declaratory relief against Bank of America, among other defendants.

2. The Parties have reached a confidential settlement resolving all of the claims in the litigation.

¹ Defendant Jose Mendoza and cross-defendant Nevada Association Services, Inc. have not filed appearances in this case, and thus their signatures are not required pursuant to Fed. R. Civ. P. 41(a)(1)(A)(ii). Cross-defendant Falcon Ridge at Lone Mountain Homeowners Association's (the **HOA**) motion for summary judgment was granted on March 7, 2022, and the HOA is no longer a party to this case.

3. All claims asserted by Plaintiff against Bank of America shall be dismissed **with prejudice.**

4. All claims asserted by Bank of America against Plaintiff shall be dismissed **with prejudice.**

5. All claims asserted by Bank of America against Nevada Association Services, Inc. shall be dismissed **without prejudice.**

6. Each party shall bear its own attorneys' fees and costs incurred in this litigation and settlement.

DATED this 4th day of April, 2023.

| AKERMAN LLP | CLARK NEWBERRY LAW FIRM |
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| <u>/s/ Lilith V. Xara</u> SCOTT R. LACHMAN, ESQ. Nevada Bar No. 12016 LILITH V. XARA ESQ. Nevada Bar No. 13138 1635 Village Center Circle, Suite 200 Las Vegas, Nevada 89134 <i>Attorneys for Bank of America, N.A.</i> | <u>/s/ Aimee C. Newberry</u> AIMEE CLARK NEWBERRY, ESQ. Nevada Bar No. 11084 410 S. Rampart Boulevard, Suite 390 Las Vegas, Nevada 89145 <i>Attorney for Plaintiff</i> |

ORDER

IT IS HEREBY ORDERED, ADJUDGED AND DECREED that Plaintiff Valencia Management, LLC Series 5's claims against Bank of America are dismissed with prejudice, and Bank of America's counterclaims against Plaintiff Valencia Management, LLC Series 5 are dismissed with prejudice, each party to bear their own attorney's fees and expenses. This order is a final judgment disposing of all claims asserted in this litigation.

IT IS SO ORDERED.


 RICHARD F. BOULWARE, II
 UNITED STATES DISTRICT JUDGE

DATED this 5th day of April, 2023.